

Courtesy Of Justin Boyd Of Sterling Real Estate

## \$710,000 - 2024 Haddow Drive, Edmonton

MLS® #E4427859

**\$710,000**

3 Bedroom, 2.50 Bathroom, 2,624 sqft  
Single Family on 0.00 Acres

Haddow, Edmonton, AB

Rare opportunity to own a 2,625 sqft home in sought-after Haddow. This pet/smoke-free gem boasts over \$100K in upgrades and is near parks, a rec center, schools, shopping, and the river valley. The open-concept main floor features oak hardwood, vaulted ceilings, and abundant natural light. It includes a primary suite with a 4-pce ensuite and walk-in closet, a versatile den/office, and a chef-inspired kitchen with a natural light solartube, granite countertops, and modern appliances. A cozy living room with a double-sided gas fireplace completes the space. Upstairs offers 2 spacious bedrooms, a 4-pce bath, and a large vaulted ceiling bonus room. The framed, insulated basement is ready for customization. Extras: new central A/C, high-efficiency furnace, HWT, central vacuum, updated lighting, and fresh paint. The professionally landscaped yard is a private oasis with mature trees, a fountain, underground sprinklers, an updated deck w/ power awning & BBQ gas line. A cedar shake roof adds to the curb appeal.

Built in 1998

### Essential Information

MLS® #	E4427859
Price	\$710,000



Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,624
Acres	0.00
Year Built	1998
Type	Single Family
Sub-Type	Detached Single Family
Style	2 Storey
Status	Active

### Community Information

Address	2024 Haddow Drive
Area	Edmonton
Subdivision	Haddow
City	Edmonton
County	ALBERTA
Province	AB
Postal Code	T6R 2P2

### Amenities

Amenities	On Street Parking, Air Conditioner, Carbon Monoxide Detectors, Deck, Detectors Smoke, Hot Water Natural Gas, No Animal Home, No Smoking Home, Smart/Program. Thermostat, Sprinkler Sys-Underground, Vaulted Ceiling, Vinyl Windows, Natural Gas BBQ Hookup, 9 ft. Basement Ceiling
Parking Spaces	4
Parking	Double Garage Attached

### Interior

Interior Features	ensuite bathroom
Appliances	Air Conditioning-Central, Dishwasher-Built-In, Dryer, Fan-Ceiling, Garage Control, Garage Opener, Humidifier-Power(Furnace), Microwave Hood Fan, Refrigerator, Storage Shed, Stove-Electric, Vacuum System Attachments, Vacuum Systems, Washer, Window Coverings
Heating	Forced Air-1, Natural Gas
Fireplace	Yes
Fireplaces	Insert
Stories	2

Has Basement Yes  
Basement Full, Unfinished

### Exterior

Exterior Wood, Brick, Stucco  
Exterior Features Fenced, Landscaped, Playground Nearby, Public Transportation, Schools, Shopping Nearby  
Roof Cedar Shakes  
Construction Wood, Brick, Stucco  
Foundation Concrete Perimeter

### Additional Information

Date Listed March 27th, 2025  
Days on Market 7  
Zoning Zone 14

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